

Staff Report  
Town Square Public  
Improvements Use Permit

The following table specifies the minimum specifications for the streets in and around the development:

Table 1: Minimum Widths

Block \ Zone	Storefront Expansion	Pedestrian	Tree/Amenity/ Outdoor Café Seating	Buffer	Total	ROW
Beall Avenue bw. N. Washington and Maryland	2'	6'	7'	0	15'	Back of Curb
Beall Avenue bw. Maryland and MD 355	2'	8'	0	0	10'	Back of Curb
E. Middle bw. N. Washington and new street	0	6' (includes 1' overlap with Tree grate)	7' (includes 1' continuous, free of obstacles pedestrian area)	0	12	Back of Curb
E. Middle bw. New street and Maryland	0	6'	7'	0	13'	Back of Curb
E. Middle bw. Maryland and F.P.	2'	6'	7'	0	15'	Back of Curb
Maryland Ave (excluding portion adjacent to Library on west side of Maryland)	2'	9' (reduced to 6' at the n. end of Blk 4 at plaza, as shown on plan)	7'	2'	20' (17')	40' from back of curb to back of curb
Maryland Avenue adjacent to Library on west side of Maryland	As shown on plan	As shown on plan	As shown on plan	As shown on plan	As shown on plan	40' from back of curb to back of curb
New Street (west side)	2'	6'	7'	2'	17'	26' from back of curb to back of curb
New Street (east side)	2'	6'	7'	0	15'	26' from back of curb to back of curb
North Washington Street	2'	6'	7'	0	15'	Back of Curb